

# Stormwater Management Utility Fee Map

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The [map](#) provides property owners with an aerial photo that shows the measured impervious area on their property, generates their number of Equivalent Residential Units (ERUs) and generates an estimate of the Fiscal Year 2013 Stormwater Management Utility Fee.

To view a property, click on the 'Locate Address' box on the right side of the screen and type in the address. Alternately, use the toolbar on the left side of the screen to navigate to your property. Use the 'hand' tool to move around in the view to your vicinity and zoom in on the property with the '+' tool. Once you find your parcel, click on the 'i' (identify) tool, then click on the desired parcel. A table will pop up below the map that looks like this:

Headings	What They Mean
Address	Street address of the parcel you selected with the 'i' tool
Property Type	<ul style="list-style-type: none"><li>• RSFD = Residential Single-Family Detached (i.e., individual single family lot property)</li><li>• RSFA = Residential Single-Family Attached (i.e., individual townhouse lot property)</li><li>• COND = Condominium property (Note: a condominium site appears as one parcel even though it has multiple owners)</li><li>• NRMF = Non-Residential or Multi-Family (commercial and institutional properties, apartment complexes, mixed-use sites, etc., with a single owner per parcel)</li></ul>
Number of ERUs	ERU, or Equivalent Residential Unit – a measure of impervious area. Rockville's ERU = 2,330 square feet of impervious area, which represents the City's typical single-family lot impervious coverage.
Number of Condo Units	Condominium properties contain multiple owners for each parcel. For residential condominiums, the default is to divide the number of ERUs by the number of condo units and multiply that number by the yearly utility fee rate in order to get the estimated charge for each unit owner. Please note: Your condominium may have officially requested that the fee be distributed differently. Please check with your condo board or other governing body to make sure that the fee is divided equally between property owners.

Stormwater Management Fee (\$)	<p>The estimated Stormwater Management Utility Fee for this parcel to be charged on the property tax bill in July.</p> <ul style="list-style-type: none"> <li>• This amount is set to the flat fee equal to 1 ERU for all single-family lots.</li> <li>• A fee is listed for each separate townhouse lot that represents the average imperviousness of the lots within that townhouse community. Each common parcel in a townhouse community (such as parking lots or tennis courts) has its own fee.</li> <li>• <b>IMPORTANT</b> - Owners of multiple parcels must click on each parcel individually, then add the estimated fees to get their expected total Stormwater Management Utility Fee costs. The fee for each parcel will be listed on the property tax bill for that parcel. Example: if your townhouse parking lot is split into several parcels, the HOA will be responsible for fees associated with each of the parcels.</li> </ul>
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Check the box under Map Layers (right side of the screen) to turn on the aerial photo layer (wait until you're at the desired property to do this, so the map loads quicker). Then select the 'Refresh Map' button to see the aerial photo. Select the '?' tool on the left side of the screen for more detailed instructions.

### **ERU Measurements Updated Every Two Years**

The impervious surface map is based on aerial photos taken every two years (last taken in 2010). Every two years the photos will be analyzed for changes in the amount of impervious surface on each parcel and the number of ERUs will be adjusted accordingly.

Please note that impervious area is not measured for sites that appear to be under substantial construction in the aerial photos. If your property is undergoing substantial construction when the aerial photo is taken, you will not be assessed a utility fee for that year. However, once construction is completed, your total ERUs will change to reflect the change in impervious area resulting from the construction.